

. Berawinnia Downs Bourke, NSW

Productive Cattle or Sheep Breeding Block

Price : SOLD

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Auction now Thursday 15th Sept. 11am At Diggers On The Darling in Bourke. Date changed due to being too wet for inspections

Area & Tenure:
27,016 Ha (66,729 Ac) W.L.L

Situation:
Located 277km North/West of Bourke. 87km North of Wanaaring on Hamilton Gate Road. STD Phone, rural power, TV, Airstrip (800/1000metres), school of the air (Dubbo), two mail services per week.

Description:
Berawinnia is highly regarded for its quick responding soft red loamy soils. Complemented with productive stands of Mulga and semi open Mulga grasslands and herbage country. Box flats are found scattered throughout the property which is dissected by the Kilcara Creek from North to South. Timbered with Mulga, Bimble Box, Whitewood, Belah, Rosewood and Ironwood. Healthy stands of perennial grasses such as Woolybutt, Silver grass, Mitchell grass and Wire Grass.

Fencing:
Subdivided into 12 main grazing paddocks. Majority steel post and plain wire. With a 7,500 acres hinge joint goat paddock.

Water:
Well watered by 4 bores and 1 well, 2 equipped with submersibles, 2 equipped with windmills (1 shared), 14 ground tanks, 12 kms of poly pipe servicing 5 poly or gal tanks and 11 troughs. Average annual rainfall of 250mm (10â€•)

Improvements:
Berawinniaâ€™s improvements entail a 1960â€™s homestead featuring 4 bedrooms, a large verandah, lounge room, dining area, office, slow combustion, gas stove and pantry in the kitchen, four reverse cycle air-conditioners.
Elevated 4 stand electric wool shed with quarters.
Large portable cattle yards with high tensile steel panels, loading ramp, crush, calf marking cradle.
Separate steel goat yard with loading race.
Machinery/Storage shed.

Remarks:
This is a productive, low input, breeding and fattening block with a nice mix of country approximately 60% of the property receiving some low level beneficial flooding in favourable seasons.

This information has been obtained from our vendor(s) and third parties. We make no representations to its accuracy. All computer images, maps and photographs are indicative only. We are merely passing the information on.

Representative

Jason Hartin

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Property



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